



**Rose Lane, Darlington, DL1 2DE**

**Offers over £70,000**

**FOR SALE BY THE MODERN METHOD OF AUCTION**

Located in the picturesque leafy Haughton Village Darlington, this quaint cottage boasts 2 bedrooms, a bright and airy lounge room, a kitchen/diner and a delightful suntrap courtyard to the rear, perfect for a cup of tea or a glass of wine on a sunny Sunday afternoon.

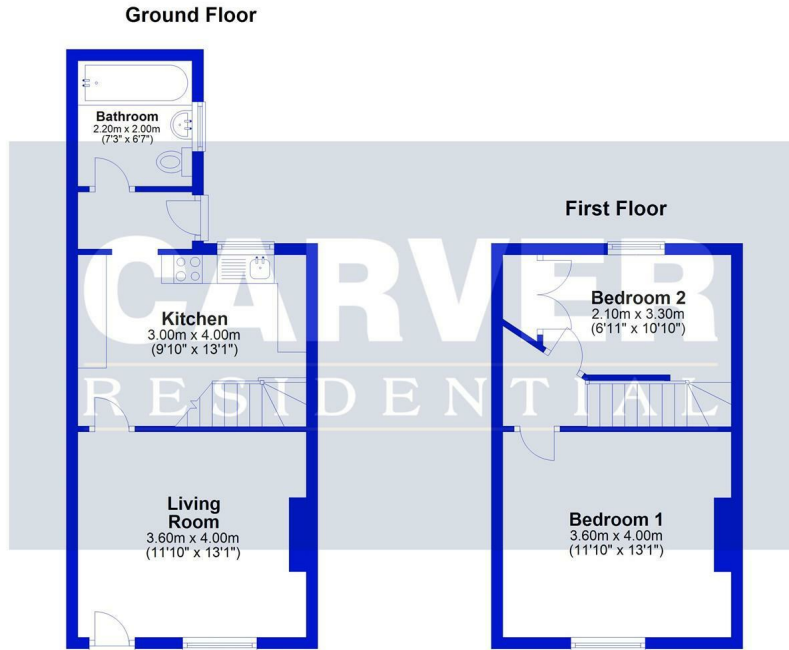
The property offers comfortable living spaces for a small family or professionals looking for a peaceful retreat, the location is truly unbeatable, close to all local amenities, shops, and the local Public House, making daily errands a breeze.

Whether you are looking for a starter home or a peaceful abode to downsize, this charming terraced house offers a warm and inviting atmosphere that is sure to make you feel right at home. Don't miss out on the opportunity to own a piece of village charm in the heart of Darlington.

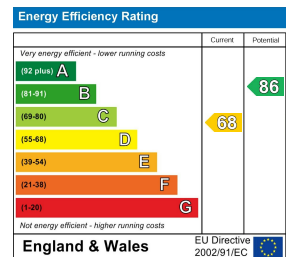
**GENERAL INFORMATION:**

Tenure: Freehold  
 Services: Gas central heating, mains electric, water and drainage.  
 Double glazing  
 Local Authority: Darlington Borough Council (Tax Banding A)

- Village location
- Cottage character
- Courtyard
- 2 Bedrooms
- Easy access to A66



For identification purposes only. Not to scale.  
 Plan produced using PlanUp.



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